



## HEARING AGENDA

The City of Cottonwood Planning and Zoning Commission  
6:00 PM, Monday, October 20, 2008  
City Council Chambers  
826 North Main Street Cottonwood, Arizona

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Item #1 - Call to Order

Item #2 - Roll Call

Item #3 - Consideration of the August 19, 2008 Commission meeting minutes.

### NEW BUSINESS:

Item #4 - **CONSENT AGENDA** to officially terminate or alter existing conditional use permits as outlined below. The following items are considered to be routine and non-controversial by the Commission and will be approved by one motion. There will be no separate discussion of these items unless a Commission Member or a citizen so requests, in which case the item will be removed from the Consent Agenda and considered in its normal sequence on the agenda.

PCU#	USE	ADDRESS	PARCEL #
207	Guest house in AR-20 zone	1748 Sawmill Rd.	406-04-081
96067	Wholesale in C-1	851 S. Main St.	406-04-033B
98046	Exceeding height limitations	102 S. Willard	406-33-001F,G,J, 406-33-003,018B,018W
98061	Multi-family duplex in C-1 zone	13 S. 15 <sup>th</sup> St.	406-41-012
99004	Self storage facility in C-1 zone	1055 Camino Real	406-04-056U

Item #5 - **PCU 08-002-A1 (Amendment)** Consideration of a request by Minerals Research for an amendment to PCU 08-002 in order to re-define the truck route for a process facility on a portion of 12.25 acres zoned CF and located on the Verde Valley Fair Association property north of Hwy. 89A between 6<sup>th</sup> and 12<sup>th</sup> Streets. Owner: Minerals Research & Recovery, Inc. Agent: Tom Hurkett

Item #6 - **PCU 08-050** Consideration of a request for a conditional use permit to allow construction of a 10,700 sq. ft. church facility on approx. 15.2 acres in the C-2 and I-2 (Heavy Commercial and Heavy Industrial) zones located on APN 406-06-248H (in the vicinity of Willard and Cottonwood Streets). Applicant: River Community Fellowship. Agent: Terry Witte.

Item #7 - **ZO 08-051** Discussion and possible action regarding proposed amendments to the Cottonwood Zoning Ordinance pertaining to amendments to Section 201 (Definitions) regarding new definitions for various types of housing, including boarding house, bed and breakfast establishment, group home for the handicapped, correctional transitional facility, and similar institutional housing types; and amendments to Section 404 (General Provisions) adding procedures and standards for boarding house, correctional transitional facility, and bed and breakfast establishments.

*continued*

- Item #8 - **ZO 08-052** Discussion and possible action regarding proposed amendments to the Zoning Ordinance, Section 404 (General Provisions) by adding a new section pertaining to Camping Within the City Limits, and amending Section 201 (Definitions) by adding new definitions for “camp” and “camping.”
- Item #9 - **ZO 08-053** Discussion and possible action regarding proposed amendments to Zoning Ordinance, Section 405 (Sign Code) for the purpose of establishing standards for handheld signs (otherwise known as “sign-walkers”).
- Item #10 - Discussion regarding the Arizona Smart Growth Scorecard.
- Item #11 - Discussion of possible future work sessions.
- Item #12 - Possible discussion of monthly Departmental reports, such as Building Department and Code Enforcement reports.
- Item #13 - Informational Reports and Updates.  
*A brief summary of current events by Chairperson, Commission members, and/or Community Development Director. (The public body does not propose, discuss, deliberate, or take legal action on any matter brought up during this summary unless the matter is properly noticed for legal action.)*
- Item #14 - Call to the Public – *This is the time for the public to comment. Members of the Commission may not discuss items not specifically identified on the agenda. Therefore, pursuant to A.R.S. §38-431.01(H), action taken as a result of public comment will be limited to directing staff to study the matter, responding to any criticism, or scheduling the matter for further consideration and decision at a later date. Comments are limited to five minutes for each person addressing the Commission.*
- Item #15 - Adjournment.

*Pursuant to A.R.S. § 38-431.02(B) the Commission may vote to go into executive session on any agenda item pursuant to A.R.S. § 38-431.03(A)(3) and (4) for discussion and consultation for legal advice with the City Attorney.*

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*The Cottonwood Council Chambers is accessible to the handicapped in accordance with Federal “504” and “ADA” laws. Those with needs for special typeface print or hearing devices may request these from the Planning Technician at 634-5505 (TDD 634-5526). All requests must be made at least 24 hours before the meeting.*